



Standard Features

Community Features

- Protective Restrictive Covenants
- Underground Utilities. Municipal Water & Sewer
- Highly Sought South Lyon Community Schools
- "Estate-Size" - Home Sites
- Asphalt Road with Concrete Curbs & Sidewalks

Construction Features

- 3 Car Side Entry Garage - Included
- 7'-10" Poured Concrete Basement Walls
- 10 Year Basement Waterproof System & Warranty
- 4 Sided Brick on 1st Floor (per Plan). Address Stone
- I - Joists & "Structural Gold" Sub-Floor System
- **Tyvek**® House or equal
- Maintenance Free Exterior with Aluminum Wrapped Trim & Fascia Boards, Vinyl Overhangs
- Glued and Screwed Sub-Floors

Exterior Features

- Elegantly Detailed Traditional Elevations
- **IKO**® - 30 Year Dimensional Shingles
- Concrete Driveways and Walks
- Two Weather Resistant Electrical Outlets
- 150 AMP Electric Service
- Two Exterior Water Spigots
- Completely Drywalled Garage
- Gutters & Downspouts

Interior Features

- 9' Ceilings - First Floor
- Beautiful Architectural 4 - 1/2" Base Molding
- Large 2 - 3/4" Case Molding around Doors
- Cased Thru-way at 1st Floor
- Gas Fireplace with Marble Surround & Mantle
- 3-1/4" Plank x 3/4" Pre-Finished Solid Oak Flooring in Foyer, Powder Room, Kitchen & Nook
- **Shaw**® Stain Resistant Carpet and 8 LB Padding
- 12" x 12" Ceramic Tile Floor in Laundry Room
- 2 Panel Smooth Interior Doors w/Lever Style Handles
- **Sherwin Williams**® Interior Paint
- Builder Light Fixture Package & Door Chime
- Overhead Bedroom Ceiling Lights
- Total of 4 - Phone and Cable Outlets
- Protective Smoke & Carbon Monoxide Detectors
- Nova-Ply Closet Shelves with Hanging Rods per plan
- Prepared for Gas or Electric Dryer with Vent
- Prepped for Garage Door Opener

Standard Features are subject to change without notice or obligation.

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Energy Saving Features

- **Nelsons** Patented 2 - Step "Energy Seal" Process
- **Bryant**® 96.2% Efficiency Furnace w/ECM Motor
- **Programmable Thermostat**
- **Bryant**® Central Air and **Bryant**® Humidifier
- "Pella" Windows with Low E Glass/Argon Gas
- R-38 Attic/R-13 Wall Insulation/Min 4" Bsmnt Blanket
- Fully Insulated Steel Entry Doors
- High Efficiency 50 Gallon Water Heater

Kitchen Features

- Vast Selection of **Aristokraft**® & **Kountry Wood**
- **Product**® Cabinets. Gourmet Kitchens Available
- Granite Countertop with 4" Backsplash
- Undermount Stainless Steel Sink
- **Moen**® Kitchen Sink Faucet with Pull-Out Sprayer
- 1/3 HP **ISE**® Garbage Disposal
- Gas Line or 220V for Range
- Waterline for Icemaker
- Kitchen Exhaust Vented to Outside

Bathroom Features

- Granite Countertops with Self Rimming Sinks
- **Delta**® Single Lever Faucets
- Pedestal Sink @ Powder Room
- Full Length Mirror at Bath Vanities
- Luxurious Soaking Tub @ Master Bath (per plan)
- Full Ceramic Tile Shower @ Master Bath
- Bath Tub with Ceramic Tile Walls @ Main Bath
- Ceramic Tile Floors in Main & Master Bathrooms
- Bathroom Vent Fans

Our Most Popular Optional Features

- Rough In For Future Basement Bath
- Cabinet Enclosed or Free Standing Utility Tub
- Ceiling Fan Preps & Recessed Lights
- Jetted Tub in Master Bathroom
- Double Oven/Cooktop Kitchen Layout
- Insulated and Finished Drywall in Garage
- 8' - 10" Poured Basement Foundation Wall

10.28.2020

Proudly Built By:

Sales and Marketing By:



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